

## Minutes of the Housing Authority of the County of Dodge

The Dodge County Housing Authority met Wednesday, March 28, 2018 in the board room of the Housing Authority office located at 491 E Center Street, Juneau, Wisconsin.

The meeting was called to order at 8:30 am by Glenn Stousland, Chairman.

Roll Call: Glenn Stousland, Eugene Wurtz, Mary Reak

Excused: Shirley Kitchen

Also Present: Donna Braun, Executive Director and Jamie Rhodes, Housing Supervisor

Pledge of Allegiance

Verification of proper meeting posting

Motion was made by Eugene Wurtz to approve the agenda. The motion was seconded by Mary Reak. Motion carried.

Motion was made by Mary Reak and seconded by Eugene Wurtz to dispense the reading of the February 27, 2018 minutes and approve them as presented. Motion carried.

Public Forum- none

Communications-Read Thank you note from Bright Futures for the apartment tour and visit.

The Financial reports were reviewed. A motion was made by Mary Reak and seconded by Eugene Wurtz to approve the financial reports as presented. Motion carried.

Bills for Dodge 1, 6, OGLLC, HA and HUD were presented. The Board reviewed Dodge 1 check number 6141. Board discussed the bill regarding wall sconces for the Beaver Dam apartment hallways. Motion was made Mary Reak and seconded by Eugene Wurtz to approve the bills and pay as due. Motion carried.

Unfinished Business:

Dodge 1, 6 and OGLLC Occupancy Report for period March 2018.

Theresa	12-10	Burnett	12-11	Iron Ridge	8-7	Waupun	48-46
Ashippun	12-12	Lowell	12-11	Juneau	15-15	Oak Gove	24-24
Reeseville	14-14	Hustisford	14-14	Beaver Dam	17-14		

Progress report on Housing Choice Voucher Section 8 Program: Vouchers – 133 + 2 port out

Occupancy report- Reviewed details of occupancy report.

Maintenance report-performed apartment inspections, Waupun Building 100 hallways were painted and carpet replaced. Bob removed base trim and will replace. Ahearn replaced gauges for Beaver Dam sprinkler system.

Tenant/Program participation report- Reviewed details of Tenant/Program Participation Report.

Management- Fair Housing webinar 4/18, OGLLC year end, Audit and taxes complete. Submission to RD pending. Year end for HA, HUD, D1, and D6 and budgets. Bldg. 110 tenant paperwork. After reviewing the stability and financial status of the project, WHEDA will not require a copy of the OGLLC audit. Discussed asset mgmt. fee for D6 and D1. Project property insurance increased 4/1/2018 budget was increased to bring the budget in line with actual. We can consider bidding the insurance next year.

Old Business: None

New Business:

- A. A motion was made by Eugene Wurtz to approve the updated D6 Harris Court 4/1/2018 to 3/31/2019 budget as presented. The motion was seconded Mary Reak. Motion carried.
- B. A motion was made by Mary Reak to approve the HUD Admin 4/1/2018 to 3/31/2019 budget. The motion was seconded Eugene Wurtz. Motion carried.
- C. A motion was made by Eugene Wurtz to approve the Housing Authority 4/1/2018 to 3/31/2019 budget as presented. The motion was seconded Mary Reak. Motion carried.

A motion was made by Mary Reak and seconded by Eugene Wurtz to convene in closed session for the purpose of considering employment, promotion, compensation, or performance evaluation data of any public employee over which the governmental body has jurisdiction or exercises public funds, or conducting other specified public business, whenever collective bargaining reasons require a closed session. This meeting is pursuant to Section 1985(1) © and (e) of the Wisconsin Statutes. Immediately following the closed session, the Committee will reconvene in open session to consider the following matters. Motion carried by unanimous vote.

Roll Call: Glenn Stousland, Chairman, Eugene Wurtz and Mary Reak

Absent: Shirley Kitchen

A motion was made by Eugene Wurtz to reconvene in open session. The motion was seconded by Mary Reak.

Announcements: Focus on Women event 4/26/2018, Senior Expo 5/16/2018, WICARH

The next meeting of the Dodge County Housing Authority is scheduled April 25, 2018 at 8:30a.m.

A motion was made by Eugene Wurtz to adjourn. The motion was seconded by Mary Reak. Motion carried.

Meeting adjourned at 10:07 a.m.

---

Glenn Stousland, Chairperson

---

Donna Braun, Executive Director

# DODGE COUNTY HOUSING AUTHORITY

491 East Center Street

Juneau, WI 53039

Office 920-386-2866

Fax Number 920-386-2725

## OCCUPANCY REPORT---Rural Development

March 1, 2018

Move-Outs/Move Ins

April 1, 2018

### Dodge 1

Theresa 12-10

1 M/I

Theresa 12-11

Ashippun 12-12

Ashippun 12-12

Reeseville 14-14

Reeseville 14-14

Burnett 12-11

Burnett 12-11

Hustisford 14-14

Hustisford 14-14

Lowell 12-11

1 M/I

Lowell 12-11

Iron Ridge 8-7

Iron Ridge 8-7

Juneau 15-15

Juneau 15-15

Beaver Dam 17-14

1 M/I

Beaver Dam 17-15

Total Vacancies 116 -108

Total Vacancies 116 - 111

Percent Vacancy 6.9%

Percent Vacancy 4.3% YTD 4.3%

### Dodge 6

Waupun 48- 46

2 M/I, 2 M/O

Waupun 48-46

Total Vacancies 48-2

Total Vacancies 48 - 2

Percent Vacancy 4.2%

Percent Vacancy 4.2% YTD 4.2%

### Dodge 8/OGLLC

Oak Grove 24 -24

Oak Grove 24-24

Percent Vacancy 0%

Percent Vacancy 0% YTD 0%

All Units 188 /178 5.4%

All Units 188/181 3.7%

## HUD HOUSING CHOICE VOUCHER PROGRAM

March 1, 2018

Total program participants paid by Dodge County 133 + 2 port out = 135 total

April 1, 2018

Less 0 household removed

Less 1 households voluntarily off

Less 0 port out absorbed

Less 0 voucher searching

Added 0 Port In absorbed

Added 0 New

Added 0 voucher searching back on program

Program Participants in Dodge County 132

Paying for port out 2

Total program participants we are paying for 134

Current program participants searching 0

Current Vouchers Issued 0

Waiting List / with local preference, and not very low 2408/2752

Prepared – April 16, 2018